

**CITY HEIGHTS REDEVELOPMENT
PROJECT AREA COMMITTEE MEETING MINUTES
JULY 10, 2006**

The members of the City Heights Project Area Committee (PAC) held their meeting at the Metro Career Center Office Building.

The following members were present:

Karen Bucey	Astrid Cybulskis	Richard DeHoyos
Kathy Evans-Calderwood (6:18)	Jim Gingles	Amy Gonyeau
Kevin Hauck	Valentina Hernandez	Alfred Ilginis (6:10)
Fred Lindahl	David Nelson	Joe Sciarretta
Michael Sprague	Elizabeth Tate	David Taylor (6:10)
Jim Varnadore(6:21)	Paulina Gillette	Kelly Kreuzinger (6:23)
Tony LoPresti	Juan Pablo Sanchez	

The following members were absent: None

Also Present: Bob Kennedy (Redevelopment), and Pam Ison (CD3).

I. Call to Order: The meeting was called to order at 6:08 p.m. Roll call was conducted. A quorum was established.

II. Agenda:
M/S/UC (15-0-0), DeHoyos/Hernandez) Motion to approve the revised agenda.
V.A.(Model School tabled)

III. Minutes:
The PAC requested that updated information regarding the Sally Wong Building be added. Michael Sprague requested that the minutes include his attempted resignation and that he abstained from voting on Home in the Heights.
M/S/P (13-0-4, Cybulskis/Ilginis) Motion to approve June 12, 2006 minutes with the correction that Cybulskis seconded the motion to approve the agenda, and the vote for Home in the Heights was 11/1/1.

IV. Public Comment, PAC Members Comment and Staff Announcements

Public Comment

Jay Powell – Distributed City Heights Community Development Corporation letter notifying the PAC of the City Heights Housing Trust Fund consisting of \$8,890 which is to be advised by the PAC.

Maria Cortez – Announced a meeting on June 11, 2006 at 10am located downtown at the City Council Chambers on the 12th floor regarding the removal of the Community

Relations Officers and replacing them with Public Service Officers. Announced on July 22, 2006 at Teralta Park from 10-3pm there will be an Energy Fair with Tony Atkins.

Pam Ison (CD-3) – Announced that the Community Relations Officers issue coming forward to City Council for Discussion. Announced that there will be a city land use public workshop on July 19, 2006 at 2pm. Contact Nancy Bragado for information. Announced new Graffiti Abatement in District 3. Contact Tracy Triton at 527-3194 for information. Announced the San Diego Unified School District will be having a free summer lunch program from July 21-30, 2006.

Elyse Lowe (CD-7) – Announced a City Smoking Ban at city beaches and parks. The fine would be \$250 for smoking any where between the sidewalk to the ocean and this could take into effect in August this year. Distributed a flyer and announced Sunshine Auto Repair Demolition on July 20, 2006 at 8am located at 5599 University Ave and 5458 Lea St. Announced Urban Corp clean up on August 12, 2006 and asked for volunteers.

Pat Calloway (Price Charities) – Announced Price Charities offers rehabilitation loans up to \$25,000 and first time home buyers up to \$50,000 at a seven percent interest rate which can be worked off by community service. She can be contacted at 619-795-2018.

PAC Member Comment

Alfred Ilginis – Discussed the reasoning for the restrooms being locked in the Metro Career Center

Richard DeHoyos – Discussed the need for street repair and maintenance

Valentina Hernandez – Thanked Sol Price for funding School in the Park at Hamilton Elementary. Announced the need to report crimes or suspicious activity in the neighborhood

Astrid Cybulskis – Announced she will be unable to attend the Special Joint Meeting on July 17, 2006

David Nelson – Discussed parking issues being too strict and condo conversions will stop in City Heights.

Kathy Evans-Calderwood – Announced that there is a one year term limit for the City Heights Area Planning Committee appointed to the City Height Project Area Committee which can be renewed. She was appointed for another term. Discussed crime activity including fires and the need to report to the police.

Paulina Gillette- Announced Tony Atkins will be coming to dedicate the bridge at El Cajon Blvd. on July 13, 2006 at 4pm.

Michael Sprague – Discussed concerns regarding Arundo as fire hazards in the canyons.

Elizabeth Tate – Discussed the need for artificial turf for the Rosa Parks field.

Staff Announcements

Bob Kennedy Announced the following

- Introduced Michelle Christensen as the Redevelopment Agency's new Intern.
- Discussed a proposal for artificial turf at Rosa Parks with the help of Price Charities
- Park and Recreation is scheduled to attend the PAC meeting in September to request funds.
- Announced a release for interim financing with a total budget of \$15 million for a letter of credit in September.
- Announced that on July 18, 2006 a request for extension of one year for City Heights, North Bay, and North Park PAC will be going to council in order to hold annual elections.

V. Old Business – PAC Action

A. Model School Project

B. Central School Site (Northeast corner of University Ave. & I-15) Development Proposal
Discussion of the ownership of Sally Wong Building. Announced an Exclusive Negotiating Agreement was approved in June and an appraisal had been requested for the Disposition and Development Agreement. Announced that the Sally Wong Building owners have yet to make a decision as to whether to remodel or sell.

VI. New Business

A. Able-Disabled Advocacy –

Kurt Farrington gave a presentation for Able-Disabled Advocacy promoting a Youth Build Program for low income children. He requested \$18,000 for accessibility and new landscaping.

M/S/F (8/0/12, Varnadore/Tate) Motion to increase funding to \$26,000 for Able-Disabled with a friendly amendment by Michael Sprague to increase to \$30,000 in funding.

M/S/P (18/1/1, LoPresti/Kreuzinger) Motion to reconsider Able-Disabled item with the conditions that more information is provided such as other funding sources sought and if sex offenders are allowed to live in the building, if matching funds are provided, and return to the PAC for design review. Postponed due to lack of sufficient information in a timely manner.

7:42 Jim Varnadore departed

B. Mid –City Public Facilities Financing Plan Update – Announced Michael needs three volunteers to sit on the Public Facilities Financing Plan Update Committee. DeHoyos, Nelson and Ilginis volunteered and was appointed by the Chair. Ilginis resigned from the Budget Subcommittee.

C. Safe Routes to School- Andrea Groves gave a presentation requesting matching funds not to exceed \$100,000 to provide enhanced hardscape improvements at 52nd and Otilie Place in conjunction with the construction of Mary Lanyon Fay Elementary School.

M/S/P (15/3/0, LoPresti/Hernandez) Motion to approve \$100,000 with the conditions of proof of receipt of matching funds and return to the PAC for review of quality.

VII. Chair and Subcommittee Reports

A. Chair's Report – Announced there is an online review of the Planning documents. Mentioned the Brown Act rules against discussions through email by the PAC.

B. Housing Subcommittee

David Nelson reported on the subcommittee action to write the City Heights Area Planning Committee Housing Development Guidelines. The PAC requested revisions be made. Tabled to vote next meeting in August. Postponed due to lack of sufficient information in a timely manner.

C. Budget Subcommittee

Announced there was no meeting this month but there will be one next month to discuss interim financing of \$15 million.

VIII. Next Meeting Agenda

Central School Site, Housing Development Guidelines, Able Disabled, and \$15 Million Interim Financing

IX. Adjournment

The meeting adjourned at 8:46 p.m.